

STATE OF NEVADA
DEPARTMENT OF BUSINESS AND INDUSTRY
DIVISION OF MORTGAGE LENDING

Before the Commissioner of the Division of Mortgage Lending

In the Matter of:

DIVISION OF MORTGAGE LENDING,
Petitioner,

v.

STACY ANN COMBS,
Mortgage Agent License No. 27241,
Respondent.

CONSENT ORDER
TO CEASE AND DESIST VIOLATING NRS 645B.450(1)
AND
TO PAY ADMINISTRATIVE COSTS

Issued and Entered,
This 12th day of March, 2012,
By James Westrin,
Commissioner

The Commissioner of the State of Nevada, Department of Business and Industry, Division of Mortgage Lending (the "Commissioner") having been statutorily charged with the responsibility and authority to administer and enforce Chapter 645B and Chapter 645E of the Nevada Revised Statutes, NRS 645B.010 *et seq.* and NRS 645E.010 *et seq.*, and Chapter 645B and Chapter 645E of the Nevada Administrative Code, NAC 645B.001 *et seq.* and NAC 645E.001 *et seq.*, governing the licensing and conduct of mortgage agents, mortgage brokers, and mortgage bankers in the State of Nevada; and,

The Commissioner having been granted general supervisory power and control over all mortgage agents, mortgage brokers, and mortgage bankers doing business in the State of Nevada pursuant to NRS 645B and NRS 645E; and,

1 STACY ANN COMBS (the "Respondent") having made application for and been granted a
2 license by the Commissioner as a mortgage agent, License No. 27241, pursuant to NRS 645B, on
3 November 5, 2004; and,

4 Respondent having been licensed with the Division of Mortgage Lending (the "Division") as a
5 mortgage agent pursuant to NRS 645B at all times relevant to this matter and, therefore, subject to the
6 jurisdiction of the Commissioner; and,

7 Respondent having been employed as a mortgage agent by Sahara Mortgage Corporation
8 ("Sahara") from February 9, 2011 through June 2, 2011; and,

9 The Division having conducted an examination of Respondent's and Sahara's books, records,
10 accounts and business practices, pursuant to NRS 645B.060, beginning on April 14, 2011 and
11 concluding on May 4, 2011; and,

12 The Division's examination having revealed that Respondent's employment by Sahara may have
13 violated provisions of NRS 645B.010 *et seq.* Specifically, the Division's examination revealed that
14 Respondent may have engaged in conduct that violated NRS 645B.450(1), because, while employed by
15 and sponsored by another mortgage broker, Respondent may have acted as a mortgage agent of Sahara
16 in connection with at least two mortgage loans brokered by Sahara prior to Respondent being properly
17 sponsored by Sahara; and,

18 Respondent having been (1) served on or about June 30, 2011 and August 1, 2011, with a notice
19 of facts or conduct which warrant disciplinary action and (2) given an opportunity to show compliance
20 with all lawful requirements for the retention of the license, in accordance with NRS 233B.127(3); and,

21 The Commissioner having, based upon those findings, served upon Respondent on or about
22 August 29, 2011, an Order to Cease and Desist, Notice of Intent to Revoke Mortgage Agent License,
23 Notice of Intent to Impose Fine, and Notice of Right to Request Hearing (hereinafter, the "Order"); and,

24 Respondent having, thereafter, submitted additional information to the Division concerning this
25 matter and expressed her desire to cooperate with the Division, without formally contesting the
26 allegations, and to avoid the time and expense involved in a formal administrative enforcement hearing;
27 and,
28

1 The Division and Respondent having conferred concerning this matter and determined to resolve
2 this matter pursuant to the following terms:

3 1. Respondent agrees to CEASE AND DESIST from any violation of NRS 645B.450(1), as
4 set forth above;

6 2. Respondent agrees to pay to the Division, in accordance with NRS 622.400 and upon the
7 entry of this order, the Division's administrative and other costs in the amount of Two Hundred Forty
8 Dollars and No Cents (\$240.00);

9 3. Respondent agrees to promptly and thoroughly respond to any request from the Division
10 for documents, testimony, or other requests for information related to any matter implied herein and to
11 provide complete and truthful testimony related thereto; and,

12 Respondent having knowingly and voluntarily affixed her signature to the attached
13 VOLUNTARY CONSENT TO ENTRY OF CONSENT ORDER, incorporated herein by this reference,
14 has consented to the issuance of this CONSENT ORDER TO CEASE AND DESIST FROM
15 VIOLATING NRS 645B.450(1) and ORDER TO PAY ATTORNEY FEES AND ADMINISTRATIVE
16 COSTS (the "Order") with the intent to be legally bound hereby, and has waived and relinquished any
17 and all rights that Respondent may now or hereafter have to an administrative hearing in this matter or
18 to judicial review of, or otherwise challenge or contest, the entry of this Order; and,

19 Respondent having had opportunity to consult with legal counsel of her choosing concerning
20 this matter; and,

21 The Commissioner having determined that the terms of this ORDER are a reasonable resolution
22 of this matter and in the public interest.

23 NOW, THEREFORE, IT IS HEREBY ORDERED that:

24 1. Respondent shall CEASE AND DESIST from violating NRS 645B.450(1).

25 2. Respondent shall pay to the Division, upon the entry of this order, the Division's
26 administrative and other costs in the amount of Two Hundred Forty Dollars and No Cents (\$240.00).

1 3. Respondent shall promptly respond to any request from the Division for documents,
2 testimony, or other requests for information related to any matter implied herein and to voluntarily
3 provide complete and truthful testimony related thereto.

4 4. This Order shall be and is effective and enforceable on the date that it is issued, as shown
6 in the caption hereof.

7 5. This Order shall remain effective and enforceable until terminated, modified, set aside,
8 or suspended in writing by the Commissioner.

9 6. The Commissioner specifically retains jurisdiction over the matters contained herein and
10 has the authority to issue such further order(s) as he shall deem just, necessary, and appropriate to
11 enforce the provisions of NRS 645B.010 *et seq.* and protect the public.

12
13 IT IS SO ORDERED.

14
15 DIVISION OF MORTGAGE LENDING

16
17 By: 
18 JAMES WESTRIN
19 COMMISSIONER

STATE OF NEVADA
DEPARTMENT OF BUSINESS AND INDUSTRY
DIVISION OF MORTGAGE LENDING

Before the Commissioner of the Division of Mortgage Lending

In the Matter of:

DIVISION OF MORTGAGE LENDING,
Petitioner,

v.

STACY ANN COMBS,
Mortgage Agent License No. 27241,
Respondent.

VOLUNTARY CONSENT TO ENTRY OF
COMMISSIONER'S ORDER

By affixing my signature hereto, I, STACY ANN COMBS, hereby knowingly and voluntarily, with the intent to be legally bound thereby, consent to the attached Commissioner's Order TO CEASE AND DESIST VIOLATING NRS 645B.450(1) AND TO PAY ADMINISTRATIVE COSTS (the "ORDER") in this matter, and further, in consideration of the terms and conditions set forth therein:

1. I acknowledge that I have had the opportunity to retain an attorney to review this VOLUNTARY CONSENT and the attached ORDER.

2. I knowingly and voluntarily waive the right to an administrative hearing in this matter.

3. I knowingly and voluntarily waive and give up any and all right that I may now or hereafter have to administrative or judicial review concerning, or to otherwise challenge, the entry of the attached ORDER.

4. I agree to fully comply with each and every provision of the attached ORDER.

1 5. I understand that if I fail to fully comply with each and every provision of the attached
2 ORDER, the Commissioner retains jurisdiction to issue such further order(s) as he may deem just,
3 necessary and appropriate in accordance with NRS 645B.

4 6. I, my heirs, executors, administrators, successors, and assigns, hereby releases, remises,
6 and forever discharges the State of Nevada, the Department of Business and Industry of the State of
7 Nevada, the Division, and each of their members, agents, attorneys (including any and all employees of
8 the Nevada Attorney General), and employees in their individual and representative capacities, from any
9 and all manner of actions, causes of action, suits, debts, judgments, executions, claims, and demands
10 whatsoever, known and unknown, in law or equity, that Respondent ever had, now has, may have, or
11 claim to have against any or all of the persons or entities named in this section, arising out of or by
12 reason of the Division's examination of the Respondent, and all other matters relating thereto.

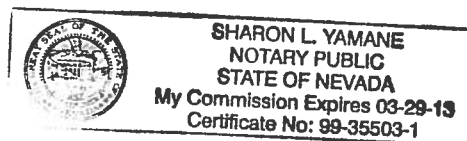
13 7. I hereby indemnify and hold harmless the State of Nevada, the Department of Business
14 and Industry of the State of Nevada, the Division, and each of their members, agents, and employees,
15 and employees of the Nevada Attorney General in their individual and representative capacities against
16 any and all claims, suits, and actions brought against said persons and/or entities by reason of the
17 Division's examination of Sahara, this Agreement, and all other matters relating thereto, and against any
18 and all expenses, damages, and costs, including court costs and attorney fees, which may be sustained
19 by the persons and/or entities named in this section as a result of said claims, suits, and actions.

20 2-23-2012
21 Dated

22 Subscribed and sworn to before me on this 23rd day of February, 2012.

Stacy Combs
STACY ANN COMBS

Sharon Yamane
Notary Public



In and for the county of Clark
Nevada

My commission expires 03/29/13

CERTIFICATE OF SERVICE

I certify that I am an employee of the State of Nevada, Department of Business and Industry, Division of Mortgage Lending, and that on, March 13th, 2012, I deposited in the U.S. mail, postage prepaid via First Class Mail and Certified Return Receipt Requested, a true and correct copy of the foregoing, CONSENT ORDER TO CEASE AND DESIST VIOLATING NRS 645B.450(1) AND TO PAY ADMINISTRATIVE COSTS and the VOLUNTARY CONSENT TO ENTRY OF COMMISSIONER'S ORDER, for STACY ANN COMBS, addressed as follows:

Stacy Ann Combs
8350 W. Desert Inn #2092
Las Vegas, NV 89117

Certified Receipt Number: 7009 2250 0001 8859 3001

DATED this 12th day of March, 2012

By: Susan Slack
Employee of the Division